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Building Committee Minutes 10/19/2010

TOWN OF ARLINGTON
MINUTES
COMMITTEE MEETING
PERMANENT TOWN BUILDING COMMITTEE
Tuesday, October 19, 2010

PRESENT: William Shea, Robert Jefferson, Suzanne Robinson, Michael Boujoulian

ABSENT: Brian Sullivan, Jeff Thielman, Mark Miano, Rob Juusola, John Cole

GUESTS: Jeff Shaw - Donham & Sweeney
Eric Ammondson - Ammondson Architects
Jay Farquharson - Castagna Construction
Captain Flynn - Police Dept.

The meeting was called to order at 7:30 p.m.

Do to the lack of a quorum, no official business was conducted. The committee members present were given a construction update by Jeff Shaw and Eric Ammondson.

Minutes from Donham & Sweeney:

Committee decided to take official vote on CO #'s 4-12 at the next meeting because they did not have a quorum. Contractor stated that they would begin the work.

It was agreed that the Fire Department will remove HVAC piping in the central skylight at the Central Station.

J Farquharson presented the final logistics plans for both stations gave an update on the project schedule: At Highland Station: Existing masonry work scheduled to be complete by 10/29/2010 and new masonry work by 11/5/2010; slate roofing scheduled to be complete by 11/12/2010 and flat roofing by 11/30/2010. At the Central Station: East areas of masonry work scheduled to be complete by 11/1/2010 and west areas by 12/13/2010; flat roofing scheduled to be complete by 11/12/2010 beginning at the eastern half of the roof, tower roofs may wait until spring.

Contractor acknowledged the specification requirements for cold weather work and stated that their plan was to push the schedule to complete as much as possible until temporary enclosures were required. At that point the contractor may choose to hold off on further work until spring 2011.

The committee expressed continued concern about the projects ability to receive LEED designation after completion. Castagna distributed a revised draft LEED plan at the meeting but noted that much of the work to make the plan

specific to this project has yet to be included. The committee directed the contractor to provide by Thursday 10/21/2010 specific work plans and estimates for completion of credits MR.1, MR4.1 & MR7 and credits EQ 4.1-4.4.

Notes from Ammondson Architects:

Phase 1

1. Status update. Mr. Ammondson distributed copies of the 10/18/10 Chapman Waterproofing Co. (CWC) schedule. CWC has submitted a change order to extend the contract completion date to 11/19/10. The project appears on schedule for this date. Mr. Ammondson reported that the flood testing of the plaza was successfully completed over the weekend. CWC is planning to begin forming for the concrete slab the beginning of next week. Metal flashing installation is to begin next week. Work at the lower level is ongoing including electrical, lighting, HVAC and ceiling grid installation.

2. Change Orders. Mr. Ammondson presented the following Change Orders for approval. Due to the lack of a quorum, no action was taken on the change orders.

CO3, change in two plumbing drains, \$1,136.00. This work has already been performed due to scheduling issues. This was informally approved by J. Cole.

CO4, Reconciliation of unit prices, (\$50,655). These quantities have been verified by SGH.

CO5, Change in contract completion time, add 38 days. Revised completion date, 11/19/10. No cost change. This was already informally approved by the PTBC.

CO6, Electrical changes in the garage, adding 1 light and 2 outlets, \$5,833. Due to scheduling issues, the light has already been ordered and wired. This portion of the work is \$1,169. It was agreed the outlets will not be added by this proposal.

CO7, Expansion joint at Cusack Terrace elevator, \$3,989. This work is underway due to scheduling requirements. This was verbally approved by J. Cole.

Additional Potential Change Orders. Mr. Ammondson noted that with CO4, the net amount of change orders is a negative amount. Other potential change orders include replacing the water damaged VCT in the corridor, removing and replacing water damaged acoustical panels in the firing range, air balancing of the armory and weapons storage and replacing water damaged duct insulation and weapons storage cabinets. If any items are time sensitive, Mr. Ammondson will report to Mr. Cole for direction.

3. Weapon Storage. Mr. Flynn presented a revised proposal from a vendor to provide and install metal storage cabinets for weapon storage. No action was taken by the committee.

Mr. Shea instructed Mr. Ammondson to bring the change orders back at the next meeting for signature.

Phase 2

1. Status update. Mr. Ammondson noted that the report will be completed in November and the final cost estimate provided to the PTBC before the end of December.

2. Change Orders. Mr. Ammondson presented Contract Amendment 3 for \$41,880 which has been revised from the previous amount of \$60,990. Mr. Shea instructed Mr. Ammondson to sign the SGH proposal and bring the contract amendment to the next meeting for approval.

3. Capital Planning Committee Update. Mr. Flynn presented a request from the CPC for a project update as soon as possible.

Adjourned at 9:15 p.m.

Respectfully submitted,
Bill Shea

